

Fill in this information to identify the case:

United States Bankruptcy Court for the:

SOUTHERN DISTRICT OF TEXASCase number (if known): _____ Chapter 11 Check if this is an amended filing**Official Form 201****Voluntary Petition for Non-Individuals Filing for Bankruptcy****04/20**

If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and the case number (if known). For more information, a separate document, Instructions for Bankruptcy Forms for Non-Individuals, is available.

1. Debtor's name Lone Star Hotels LLC2. All other names debtor used in the last 8 years dba Comfort Suites

Include any assumed names, trade names and *doing business as* names

3. Debtor's federal Employer Identification Number (EIN) 8 2 - 3 7 7 4 2 6 8

4. Debtor's address Principal place of business

Mailing address, if different from principal place of business

5100 7th Street

Number Street

4218 Eden Point Lane

Number Street

P.O. Box

Bay City

City

TX

State ZIP Code

77414Katy

City

TX

State ZIP Code

77494Matagorda

County

Location of principal assets, if different from principal place of business

Number Street

City State ZIP Code

5. Debtor's website (URL)

6. Type of debtor

- Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP))
- Partnership (excluding LLP)
- Other. Specify: _____

Debtor Lone Star Hotels LLC

Case number (if known) _____

7. Describe debtor's business*A. Check one:*

- Health Care Business (as defined in 11 U.S.C. § 101(27A))
 Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
 Railroad (as defined in 11 U.S.C. § 101(44))
 Stockbroker (as defined in 11 U.S.C. § 101(53A))
 Commodity Broker (as defined in 11 U.S.C. § 101(6))
 Clearing Bank (as defined in 11 U.S.C. § 781(3))
 None of the above

B. Check all that apply:

- Tax-exempt entity (as described in 26 U.S.C. § 501)
 Investment company, including hedge fund or pooled investment vehicle (as defined in 15 U.S.C. § 80a-3)
 Investment advisor (as defined in 15 U.S.C. § 80b-2(a)(11))

*C. NAICS (North American Industry Classification System) 4-digit code that best describes debtor. See <http://www.uscourts.gov/four-digit-national-association-naics-codes>*7 2 1 1**8. Under which chapter of the Bankruptcy Code is the debtor filing?**

A debtor who is a "small business debtor" must check the first sub-box. A debtor as defined in § 1182(1) who elects to proceed under subchapter V of chapter 11 (whether or not the debtor is a "small business debtor") must check the second sub-box.

Check one:

- Chapter 7
 Chapter 9
 Chapter 11. *Check all that apply:*
- The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D), and its aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$2,725,625. If this sub-box is selected, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if any of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).
- The debtor is a debtor as defined in 11 U.S.C. § 1182(1), its aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$7,500,000, AND IT CHOOSES TO PROCEED UNDER SUBCHAPTER V OF CHAPTER 11. If this sub-box is selected, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return, or if any of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).
- A plan is being filed with this petition.
- Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).
- The debtor is required to file periodic reports (for example, 10K and 10Q) with the Securities and Exchange Commission according to § 13 or 15(d) of the Securities Exchange Act of 1934. File the Attachment to Voluntary Petition for Non-Individuals Filing for Bankruptcy Under Chapter 11 (Official Form 201A) with this form.
- The debtor is a shell company as defined in the Securities Exchange Act of 1934 Rule 12b-2.
- Chapter 12

Debtor Lone Star Hotels LLC Case number (if known) _____

9. Were prior bankruptcy cases filed by or against the debtor within the last 8 years?

No

Yes. District _____ When _____ Case number _____
MM / DD / YYYY

If more than 2 cases, attach a separate list.

District _____ When _____ Case number _____

MM / DD / YYYY Case number _____

District _____ When _____ Case number _____

MM / DD / YYYY

10. Are any bankruptcy cases pending or being filed by a business partner or an affiliate of the debtor?

No

Yes. Debtor _____ Relationship _____

District _____ When _____

Case number, if known _____ MM / DD / YYYY

Debtor _____ Relationship _____

District _____ When _____

Case number, if known _____ MM / DD / YYYY

11. Why is the case filed in this district?

Check all that apply:

- Debtor has had its domicile, principal place of business, or principal assets in this district for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other district.
- A bankruptcy case concerning debtor's affiliate, general partner, or partnership is pending in this district.

Debtor Lone Star Hotels LLC

Case number (if known) _____

12. Does the debtor own or have possession of any real property or personal property that needs immediate attention? No Yes. Answer below for each property that needs immediate attention. Attach additional sheets if needed.**Why does the property need immediate attention? (Check all that apply.)** It poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety.

What is the hazard? _____

 It needs to be physically secured or protected from the weather. It includes perishable goods or assets that could quickly deteriorate or lose value without attention (for example, livestock, seasonal goods, meat, dairy, produce, or securities-related assets or other options). Other _____**Where is the property?**

Number _____ Street _____

City _____ State _____ ZIP Code _____

Is the property insured? No Yes. Insurance agency _____

Contact name _____

Phone _____

Statistical and administrative information**13. Debtor's estimation of available funds**

Check one:

 Funds will be available for distribution to unsecured creditors. After any administrative expenses are paid, no funds will be available for distribution to unsecured creditors.**14. Estimated number of creditors** 1-49 50-99 100-199 200-999 1,000-5,000 5,001-10,000 10,001-25,000 25,001-50,000 50,001-100,000 More than 100,000**15. Estimated assets** \$0-\$50,000 \$50,001-\$100,000 \$100,001-\$500,000 \$500,001-\$1 million \$1,000,001-\$10 million \$10,000,001-\$50 million \$50,000,001-\$100 million \$100,000,001-\$500 million \$500,000,001-\$1 billion \$1,000,000,001-\$10 billion \$10,000,000,001-\$50 billion More than \$50 billion**16. Estimated liabilities** \$0-\$50,000 \$50,001-\$100,000 \$100,001-\$500,000 \$500,001-\$1 million \$1,000,001-\$10 million \$10,000,001-\$50 million \$50,000,001-\$100 million \$100,000,001-\$500 million \$500,000,001-\$1 billion \$1,000,000,001-\$10 billion \$10,000,000,001-\$50 billion More than \$50 billion

Debtor Lone Star Hotels LLC

Case number (if known) _____

Request for Relief, Declaration, and Signatures

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

17. Declaration and signature of authorized representative of debtor

- The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.
- I have been authorized to file this petition on behalf of the debtor.
- I have examined the information in this petition and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 05/04/2020
MM / DD / YYYY

X /s/ Kulwant Kaur Sandhu

Signature of authorized representative of debtor

Kulwant Kaur Sandhu

Printed name

Managing Member

Title

18. Signature of attorney

X /s/ Joyce Lindauer

Signature of attorney for debtor

Date 05/04/2020

MM / DD / YYYY

Joyce Lindauer

Printed name

Joyce W. Lindauer Attorney, PLLC

Firm name

1412 Main Street, Suite 500

Number Street

Dallas

City

TX

75202

State

ZIP Code

(972) 503-4033

Contact phone

joyce@joycelindauer.com

Email address

21555700

Bar number

TX

State

UNITED STATES BANKRUPTCY COURT
SOUTHERN DISTRICT OF TEXAS
GALVESTON DIVISION

IN RE: Lone Star Hotels LLC

CASE NO

CHAPTER 11

VERIFICATION OF CREDITOR MATRIX

The above named Debtor hereby verifies that the attached list of creditors is true and correct to the best of his/her knowledge.

Date 5/4/2020

Signature /s/ Kulwant Kaur Sandhu
Kulwant Kaur Sandhu
Managing Member

Date _____

Signature _____

Attorney General of Texas
Bankruptcy Division
PO Box 12548
Austin, TX 78711-2548

Bay City ISD
520 7th Street
PO Box 2510
Bay City, TX 77414

Bay City Water Utilities
4511 Starling Drive
Bay City, TX 77414

Caremore Managers Inc.
4218 Eden Point Lane
Katy, TX 77494

Choice Hotels International, Inc.
Attn: General Counsel
1 Choice Hotels Circle, Suite 400
Rockville, MD 20850

Comptroller of Public Accounts
Revenue Accounting Division
Bankruptcy Section
PO Box 13528
Austin, TX 78711

Harinder Singh
4218 Eden Point Lane
Katy, TX 77494

Kulwant K. Sandhu
16015 Maplewick Drive
Tomball, TX 77377-8599

Kulwant Kaur Sandhu
16015 Maplewick Drive
Tomball, TX 77377

Matagorda County Tax Assessor
1700 7th Street
Room 203
Bay City, TX 77414-5091

Pacific Premier Bank
Attn: Diane Rios, Collector
17901 Von Karman Avenue
Suite 1200
Irvine, CA 92614

Propel Financial Services
12672 Silicon Drive
Suite 150
San Antonio, TX 78249

Ramneek S. Aulakh
19011 San Saba River Court
Cypress, TX 77433-3469

Ramneek S. Aulakh
19011 San Saba River Court
Cypress, TX 77433

Sukhjoban Singh
4218 Eden Point Lane
Katy, TX 77494

Talent Acquisitions Inc.
19011 San Saba River Court
Cypress, TX 77433

Texas Workforce Commission
101 E. 15th Street
Room 354
Austin, TX 78778-0001

U.S. Small Business Administration
Houston District Office
8701 S. Gessner Drive
Suite 1200
Houston, TX 77074

WCA Waste Management
700 Avenue F
Bay City, TX 77414